

*Pursuant to A.R.S. §38-431.02, notice is hereby given that the Board of Directors of the Villages at Vigneto Community Facilities District #3 will hold the following meeting, which will be open to the public:*

**NOTICE AND AGENDA  
FOR MEETING  
OF THE BOARD OF DIRECTORS OF  
THE VILLAGES AT VIGNETO COMMUNITY FACILITIES DISTRICT #3**

**Monday, September 12, 2022  
On or about 4:30 p.m. MST  
at  
City Hall (Conference Room)  
120 W. 6th Street  
Benson, Arizona 85602**

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Vicki L. Vivian, CMC, District Clerk

**Agenda**

The Board will consider and may act on any or all of the following items:

1. Call to order
2. Approval of Minutes of the August 22, 2022 Meeting
3. Public Hearing for District taxpayers on the statements and estimates of Community Facilities District No. 3 Expenditures filed with the District Clerk and on the proposed Fiscal Year 2022/2023 Annual Budget for Community Facilities District No. 3
4. Discussion and possible action regarding Resolution 2-2022 adopting the Final Budget by the Board of Directors of the Villages at Vigneto Community Facilities District No. 3 for the Fiscal Year 2022/2023, beginning July 1, 2022 and ending June 30, 2023
5. Adjournment

POSTED this 9th day of September 2022

Executive Sessions – Upon a vote of the majority of the Board of Directors, the Board may enter into Executive Sessions pursuant to Arizona Revised Statutes §38-431.03 (A)(3) to obtain legal advice on matters listed on the Agenda.

**MEETING OF THE BOARD OF DIRECTORS OF  
THE VILLAGES AT VIGNETO COMMUNITY FACILITIES DISTRICT #3  
HELD AUGUST 22, 2022 ON OR ABOUT 4:30 P.M. AT  
BENSON CITY HALL,  
120 W. 6TH STREET, BENSON, ARIZONA 85602**

**1. Call to order**

Chair David DiPeso called the meeting to order at 4:33 p.m.

Present were: Chair David DiPeso, Vice Chair John Davis, and Directors Celia Jenkins, and Cindy Batten.

**2. Approval of Minutes of the August 31, 2021 Meeting**

Director Celia Jenkins moved to approve the August 31, 2021 minutes. Seconded by Vice Chair John Davis. Motion passed 4-0.

**3. Discussion and possible action regarding Resolution 1-2022 of the Board of Directors of the Villages at Vigneto Community Facilities District No. 3 adopting the tentative budget of the District for the fiscal year beginning July 1, 2022 and ending June 30, 2023**

Vice Chair John Davis moved to approve Resolution 1-2022. Seconded by Director Cindy Batten. Motion passed 4-0.

**4. Adjournment**

Chair David DiPeso adjourned the meeting at 4:34 p.m.

## **RESOLUTION 2-2022**

### **RESOLUTION ADOPTING THE FINAL BUDGET BY THE BOARD OF DIRECTORS OF THE VILLAGES AT VIGNETO COMMUNITY FACILITIES DISTRICT NO. 3 FOR FISCAL YEAR 2022/2023 BEGINNING JULY 1, 2022 AND ENDING JUNE 30, 2023**

**WHEREAS**, in accordance with the provisions of Title 48, Section 716, Arizona Revised Statutes, the Board of Directors of the Villages at Vigneto Community Facilities District No. 3 (the “District”) received the proposed District budget prior to July 15, 2022; and

**WHEREAS**, all notices have been duly published and mailed, as required by law; and

**WHEREAS**, the District Board has filed with the District Clerk the annual statements of the costs and expenditures of the District, including the amount of taxes to be raised to pay expenses of the District, and has conducted a hearing on such statements;

**WHEREAS**, following public notice, the District Board met in session on August 22, 2022 during which the District Board adopted Resolution 1-2022, and thereby announced its intent to adopt its fiscal year 2022/2023 Final Budget (the “District Budget”);

**WHEREAS**, at its September 12, 2022 meeting, the District Board held a duly set and noticed public hearing on whether it should adopt its District Budget, at which meeting any taxpayer was invited to and privileged to appear and be heard in favor of or against any of the proposed expenditures or tax levies.

**NOW THEREFORE, BE IT RESOLVED BY THE BOARD OF DIRECTORS OF THE VILLAGES AT VIGNETO COMMUNITY FACILITIES DISTRICT NO. 3** as follows:

Section 1. Budget Adopted. The District Budget in the amount of zero dollars (\$0.00) is hereby approved and adopted as the Budget of the District for the fiscal year 2022/2023.

Section 2. Because Cochise County, Arizona (the “County”), is the assessing and collecting authority for the District, the District Clerk is hereby directed to transmit a certified copy of this Resolution to the Assessor and Board of Supervisors of the County.

Section 3. No Invalidation of Proceedings. No failure by County officials to properly return the delinquent list and no irregularity in the assessment or omission in the same, or irregularity of any kind in any proceedings shall invalidate such proceedings or invalidate any title conveyed by any tax deed, nor shall any failure or neglect of any officer or officers to perform any of the duties assigned to him or to them on the day within time specified work an invalidation of any proceedings or of any such deed or sale or affect the validity of the assessment and levy of taxes or of the judgment or sale by which the collection of the same may be enforced or in any manner affect the lien of the District upon such property for the delinquent taxes unpaid thereon, and no overcharge as to part of the taxes or of costs shall invalidate any proceedings for collecting of taxes or the foreclosure, and all acts of officers de facto shall be valid as if performed by officers de jure.

Section 4. Conflicting Resolutions Repealed. All resolutions and parts of resolutions in conflict are hereby repealed.

**PASSED AND ADOPTED** by the Board of Directors of the Villages at Vigneto Community Facilities District No. 3, this 12th day of September 2022.

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District Chairman

ATTEST:

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District Clerk

APPROVED AS TO FORM:

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District Attorney

The signed version of Resolution 2-2022 is on file in the Office of the District Clerk located at:  
120 W. 6th Street, Benson, AZ 85602

**The Villages at Vigneto Community Facilities District No. 1 - 3**  
**FY 22 - 23**

Sources	FY 21 - 22			
	FY 21 - 22	Budget	Estimated	FY 22 - 23
Property Tax: Debt Service (includes 5%) delinquency)	\$ -	\$ -	\$ -	\$ -
Property Tax: O&M	-	-	-	-
Special Assessments: Debt Service	-	-	-	-
Special Assessments: Prepayments	-	-	-	-
Subsidy	-	-	-	-
Developer Contribution	-	-	-	-
Escrow Held	-	-	-	-
Transfer from Other Funds	-	-	-	-
Investment Income	-	-	-	-
Other Fees & Revenues	-	-	-	-
Other Sources:	-	-	-	-
Acquisition & Construction	-	-	-	-
Bond Proceeds - Refunding	-	-	-	-
Cost of Issuance	-	-	-	-
Prior Year Fund Balance	-	-	-	-
<b>Total Sources</b>	<b>\$ -</b>	<b>\$ -</b>	<b>\$ -</b>	<b>\$ -</b>
Uses	FY 21 - 22			
	FY 21 - 22	Budget	Estimated	FY 22 - 23
Deve Service - GO Bonds	\$ -	\$ -	\$ -	\$ -
Debt Service - Speacial Assessments	-	-	-	-
Debt Service - Prepayments	-	-	-	-
Capital Improvements	-	-	-	-
Refunding - Prepayment	-	-	-	-
Bond Issuance Costs	-	-	-	-
Administrative Fee	-	-	-	-
Operations and Maintenance	-	-	-	-
Transfers to Other Funds	-	-	-	-
Undesignated Fund Balances - SA Debt	-	-	-	-
Undesignated Fund Balances - GO Debt	-	-	-	-
Undesignated Fund Balances - O&M	-	-	-	-
Undesignated Fund Balances - Cap	-	-	-	-
<b>Total Uses</b>	<b>\$ -</b>	<b>\$ -</b>	<b>\$ -</b>	<b>\$ -</b>
Sources Over / (Under) Uses	\$ -	\$ -	\$ -	\$ -
Total Full Cash Value	-	-	-	-
Total Limited Property Valution	-	-	-	-
Tax Rate - Debt Service (includes 5% deliquency)	-	-	-	-
Tax Rate - O & M	-	-	-	-